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RETAIL FOR LEASE

- 1,085 SF - 5,168 SF Available
- Within close proximity to a well-performing Aldi grocery store
- Located at the busy intersection of Queens Chapel Road [34,685 ADT] and Hamilton Street [12,625 ADT]
- Adjacent to West Hyattsville Metro Station [2,801 ADR]
- Ample free surface parking

ALEX SHEARER

ashearer@klnb.com | 443-632-2081

RYAN MINNEHAN

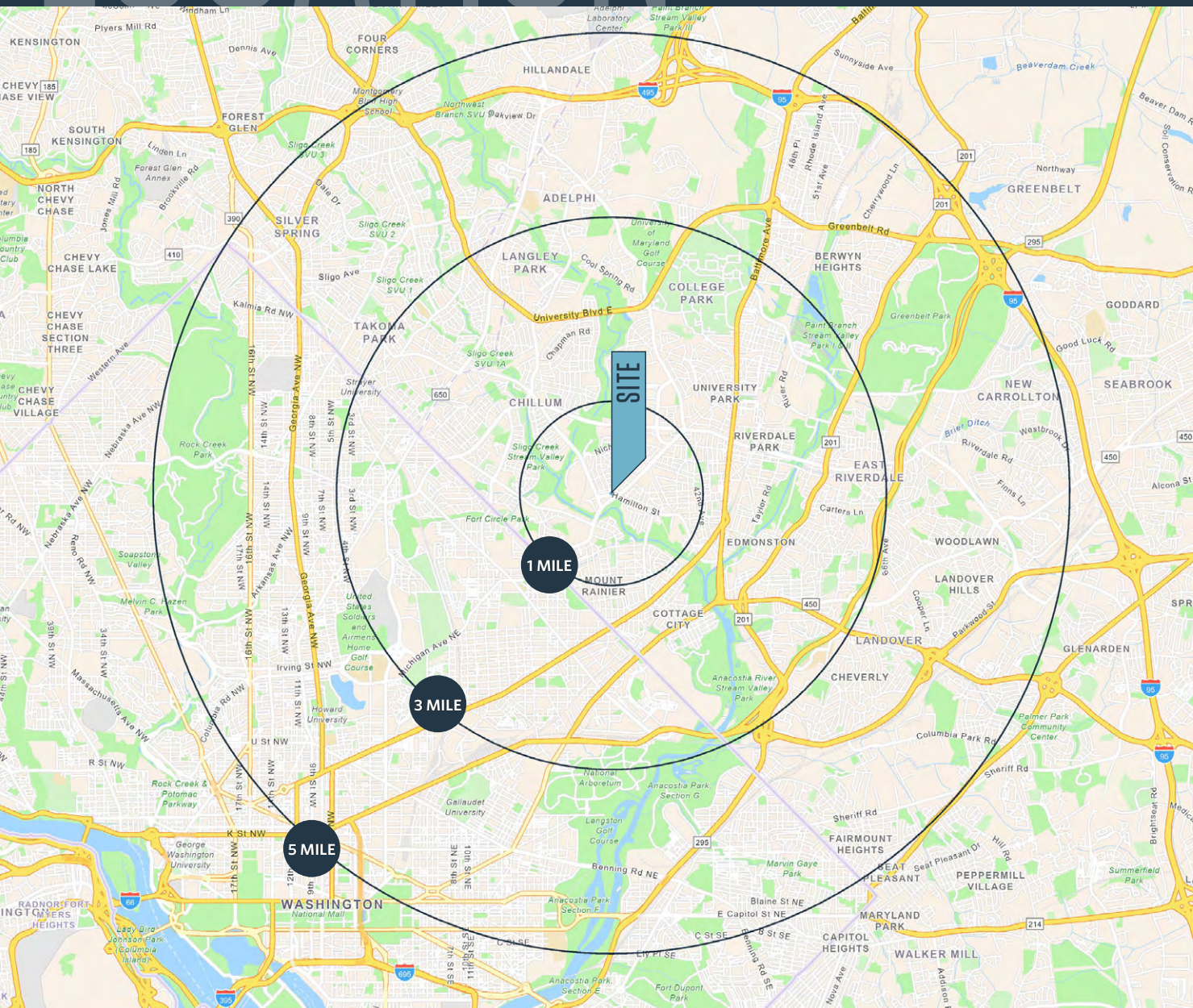
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MASON BERNSTEIN

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LOCATION QUEENS CHAPEL TOWN CENTER

3100 HAMILTON ST, HYATTSVILLE, MD 20782, PRINCE GEORGE'S COUNTY



PROPERTY HIGHLIGHTS:

- 1,085 SF
[2nd Gen Juice Bar]
- 1,560 SF
- 3,500 SF
[Potentially Available]
- 5,168 SF

DEMOGRAPHICS | 2024:

1-MILE	3-MILE	5-MILE
Population		
31,009	232,178	733,291
Daytime Population		
21,630	210,554	700,539
Households		
11,473	78,397	291,212
Average HH Income		
\$102,070	\$116,586	\$141,311

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2023:

Queens Chapel Road	34,685 ADT
Hamilton Street	12,625 ADT

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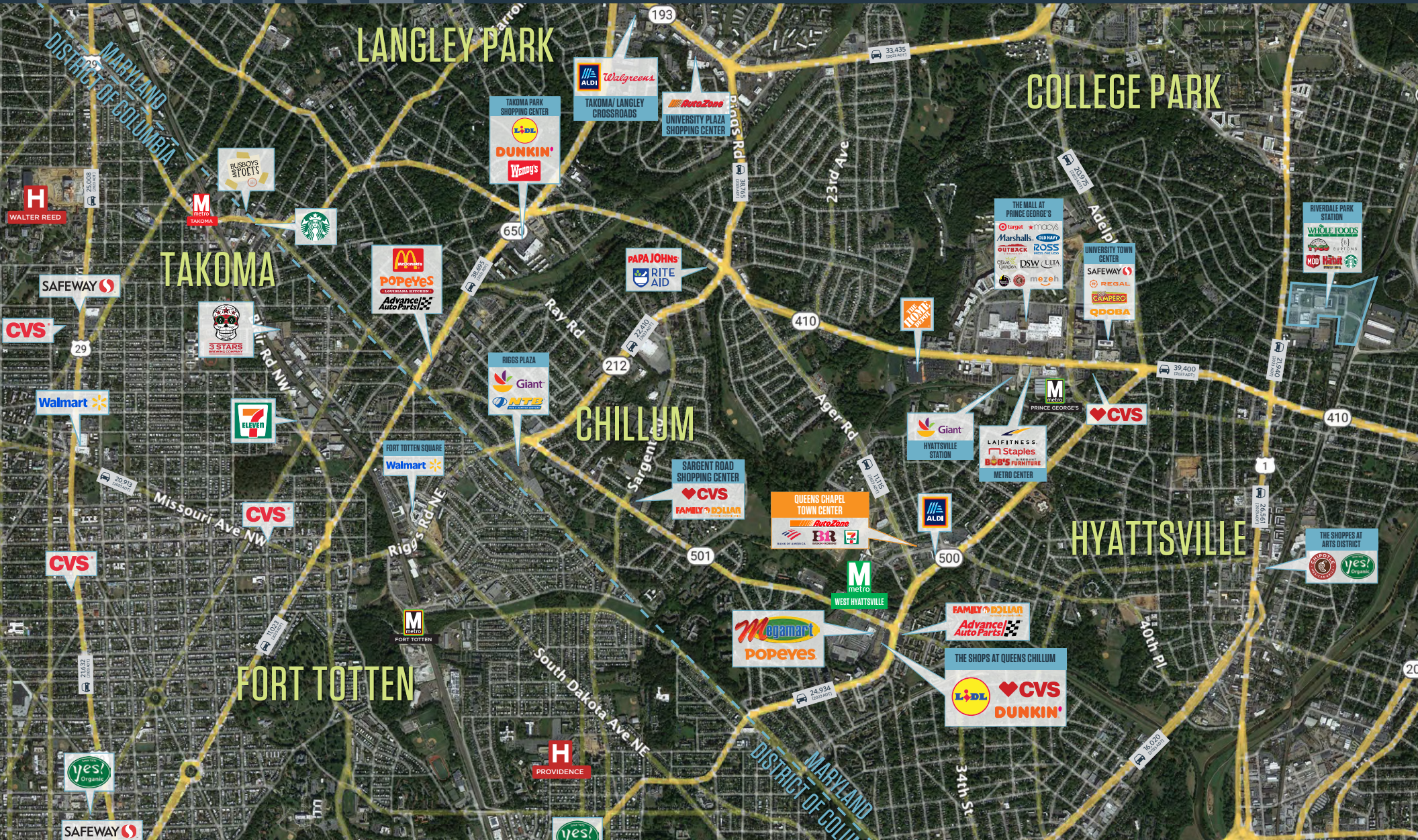
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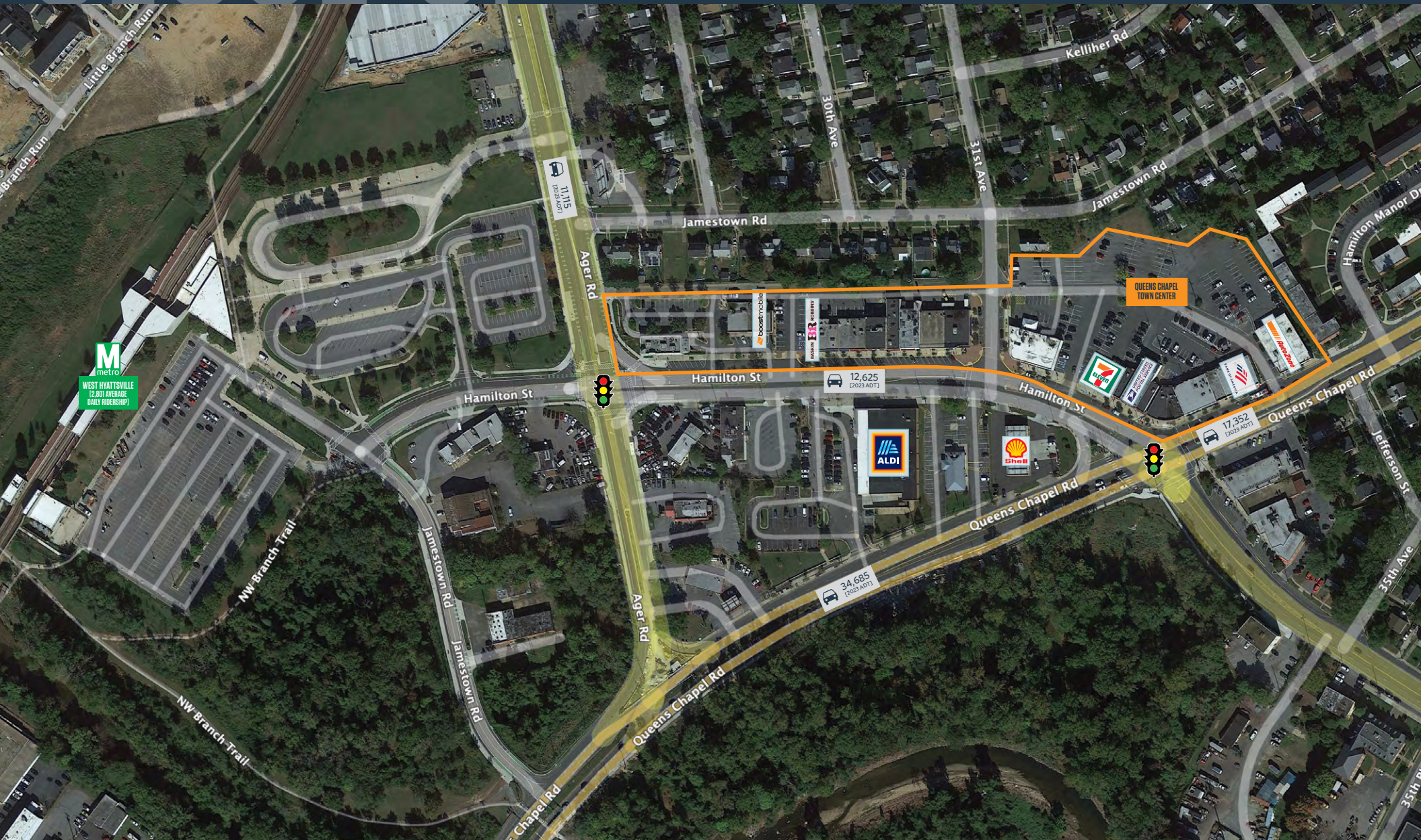
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CLOSE UP

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SITE PLAN

QUEENS CHAPEL TOWN CENTER

3100 HAMILTON ST, HYATTSVILLE, MD 20782, PRINCE GEORGE'S COUNTY





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FOR MORE INFORMATION, PLEASE CONTACT:

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